

KEY

- Extent of LLO S38 / S278 Agreement dated 25th January 2024
- H — H — Proposed highway boundary
- Land ownership boundary
- S38**
- Carriageway
- Footway
- Verge
- Proposed highway drainage easement.
- Proposed gully and connection.
- Proposed highway surface water drains and catchpits.
- Proposed S104 adoptable surface water sewers and manholes.
- Proposed highway culvert and headwalls.
- Proposed S104 adoptable foul water sewer.
- Existing highway surface water drain.
- Existing surface water sewer.
- Existing foul water sewer.
- Proposed S104 adoptable rising main.
- Proposed blister tactile paving.
- Proposed footway/cycleway tactile paving.
- Proposed corduroy tactile paving.
- Proposed bollard.
- Proposed bus shelter. S115 Licence required.
- Visibility splays
- Proposed street lighting.
- Proposed trees.
- Existing street lighting column.

NOTES

- This drawing is to be read in conjunction with all relevant documents and specifications.
- Dimensions are not to be scaled.
- All works shall be in accordance with Volume 1 of Manual of Contract Documents for Highways Works - Specification for Highways Works (MCHW) and West Sussex County Council's specific requirements including current standard details and guidance documents as appropriate.

AGREEMENT PLAN NOTES

- No works shall commence within the existing public highway until the Agreement is signed.
- Any soft spots within the proposed highway shall be dug out and the void backfilled in layers up to formation level with selected granular material as directed and to the satisfaction of the Highways Inspector.
- All fill material up to foundation level of the proposed highways is to be approved and compacted in layers as directed and to the satisfaction of the Highways Inspector.
- Any damage caused to the existing highway during the course of the works to be repaired as directed and to the satisfaction of the Highways Inspector and/or Area Engineer.
- Continuity of access to occupied areas to be maintained to satisfaction of Highways Inspector, Area Office Engineer and/or Local Authority.
- Any abandoned/redundant pipes and chambers that fall within the proposed highway shall be grubbed up and the void backfilled in layers up to formation level of the carriageway with selected granular material or permanently filled with concrete (or similar filler).
- All redundant connections in the existing manholes/chambers that are affected by the works shall be sealed and the benching made good as directed and to the satisfaction of the Highways Inspector and/or Utility Company involved.
- Any existing live drains, sewers, ducts, cables etc. that will pass under the proposed highway shall be surveyed, probed, traced, rodged, jacked, CCTV'd, etc. to ascertain their structural condition and suitability to fall within the new highway. If deemed necessary, special protection and/or replacement may be required as directed and to the satisfaction of the Highways Inspector, Area Engineer and/or Utility Company involved.
- Any existing live manholes, chambers, boxes etc. that will be located within the proposed highway shall be surveyed to ascertain their structural condition and suitability to fall within the new highway. If deemed necessary, special protection and/or replacement may be required as directed and to the satisfaction of the Highways Inspector, Area Engineer and/or Utility Company involved.
- Developer/Contractor to provide suitable and effective wheel washing facilities to prevent mud from being conveyed onto the public highway and to provide the means to clean the highway to the satisfaction of the Highways Inspector, Area Engineer and/or Local Authority.
- No concrete to be poured or laid in temperatures below 2°C on a rising maximum thermometer (to be provided by the Contractor and displayed in a position agreed by the Highways Inspector).
- All road signs and markings to comply with the Traffic Signs Manual.
- All road marking to be thermoplastic.
- Contractor to comply with Chapter 8 of the Traffic Signs Manual 2009 (Parts 1 & 2) and 2016 (Part 3).
- Refer to WSCC 278/38 Highway Agreement Standard Details drawings 01-36 and revisions thereof.
- Highways Inspector to approve all kerb and/or edging line and level on site with the main Contractor prior to installation.
- The Contractor will record all variances for the 'as-built' drawings issue.
- All adoptable highway works to be carried out in accordance with the DfT Specification for Highway Works or as amended by the West Sussex County Council Standard Details - both available on the Internet.
- Bus shelters to be maintained by the Management Company.

SCHEDULE OF S38 SUPPORTING DOCUMENTS

- DRAWINGS**
- | | |
|------------------------|---------------------------------------|
| MOW-RMA2-PH2-2111-2113 | Surface Finishes |
| MOW-RMA2-PH2-2121-2123 | Technical Layout |
| MOW-RMA2-PH2-1006 | Road Long Section Location Plan |
| MOW-RMA2-PH2-1007-1011 | Road Long Sections |
| MOW-RMA2-PH2-2141-43 | Visibility Splays Layout |
| MOW-RMA2-PH2-2151-53 | Signs and Lines Layout |
| MOW-RMA2-PH2-2161 | Construction Standard Details Sheet 1 |
| MOW-RMA2-PH2-2162 | Construction Standard Details Sheet 2 |
| MOW-RMA2-PH2-2201-2203 | Gully Catchment Plan |
| MOW-RMA2-PH2-2204-2206 | Exceedance Flow Plan |
| MOW-RMA2-PH2-6201-6211 | Vehicle sweep paths |
| MOW-RMA2-PH2-1004-1005 | Roundabout Geometry |
| MOW-RMA2-PH2-6163 | Bus Stop General Arrangement |
| MOW-RMA2-PH2-2103-2105 | Site Clearance Layout |

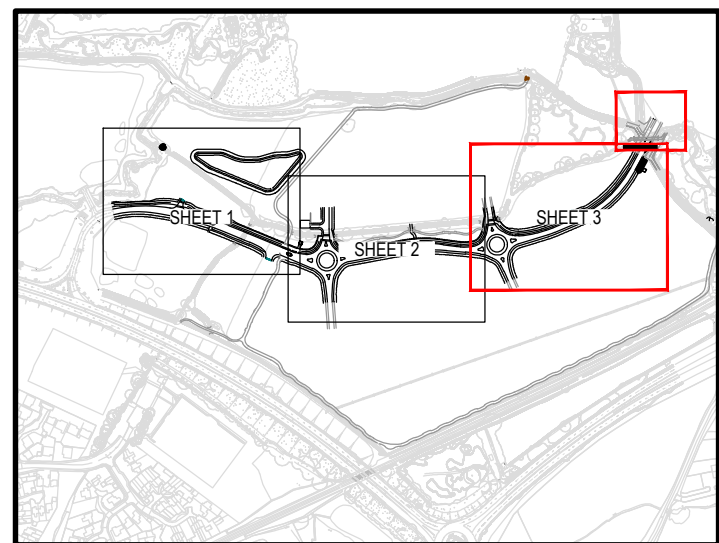
STREET LIGHTING INFORMATION

EVO20036006-LD-001-A - S38 Street Lighting Layout Drawing

EVO20036006-LD-002-A - S38 Street Lighting Layout Drawing

EVO20036006-LD-003-A - S38 Street Lighting Layout Drawing

EVO20036006-LD-004-A - S38 Street Lighting Layout Drawing



A4	Revised based on comments	30/04/2026	TH	CS
A3	Updated in accordance with client comments	31/03/2026	AH	CS
A2	Revised based on RSA comments	18/03/2026	TH	CS
A1	Issued for APPROVAL	10/02/2026	AH	CS
Rev	Description	Date	By	Checked



Client: Legal & General (Strategic Land North Horsham) Ltd

Project: Mowbray (Land North of Horsham)

Title: RMA 2 S38 Agreement Plan Sheet 3 of 3

Engineer: C. Salt Date: January 2026

Director: J. Birch Scale: 1:250 @ A0

Status: APPROVAL

Drawing No. MOW-RMA2-PH2-2102 Rev. A4